



Agenda Item Number: \_\_\_\_\_

## **BERNALILLO COUNTY BOARD OF COUNTY COMMISSIONERS**

**Meeting Date:** November 16, 2010

**Department:** Zoning, Building and Planning **Staff Contact:** Enrico Gradi, Program Planner

**TITLE:** CONSENT: Zone Map Amendment from A-1 to M-H (CZ-20100007)

### **COUNTY PLANNING COMMISSION RECOMMENDATION:**

Approval

### **SUMMARY:**

**ORDINANCE #** \_\_\_\_\_

At the October 6, 2010 public hearing, the County Planning Commission voted (5-0; Commissioner Sanchez excused; Melendrez absent) to recommend approval of a zone map amendment from A-1 to M-H on Tracts A & B, LD-71-503, located at 2834 & 2836 Wendell Road SW, and containing approximately 1.99 acres. The decision was based on the following Findings.

#### **Findings:**

1. The request is requests approval of a zone map amendment from A-1 to M-H on Tracts A & B, LD-71-503, located at 2834 & 2836 Wendell Road SW, and containing approximately 1.99 acres.
2. This request is consistent with Resolution 116-86, in that this land use is more advantageous to the community because the M-H zone allows for a residential density of up to five dwellings per acre for this area of the South Valley which is consistent with the Albuquerque/Bernalillo Comprehensive Plan.
3. This zone change request encourages the most appropriate use of the land in that there is more than 5 acres of M-H zoning abutting/adjacent to the subject site, which is required by the Bernalillo County Zoning Ordinance.
4. This request is consistent with the health, safety, and general welfare of the residents of the County.
5. This approval does not constitute approval of a subdivision.

### **ATTACHMENTS:**

1. County Planning Commission Notice of Decision Letter (October 11, 2010).
2. County Planning Commission Information Packet.

## **STAFF ANALYSIS SUMMARY**

### **ZONING, BUILDING & PLANNING DEPARTMENT:**

Staff Recommends Cancellation